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8 **BILL NO. 2007-3**

9 **ORDINANCE NO. _____**

10 AN ORDINANCE TO EXTEND THE BOUNDARIES OF THE CITY, TO PARTICULARLY
11 DESCRIBE THE LAND TO BE ANNEXED, TO MAKE ITS INHABITANTS SUBJECT TO THE
12 LAWS, OBLIGATIONS AND BENEFITS OF THE CITY, AND TO PROVIDE FOR OTHER
RELATED MATTERS. (ANX-12215)

13 Sponsored by: Councilman Steven D. Ross

Summary: Annexes property described
generally as located on the north and south sides
of I-215 (Clark County Highway 215), between
Shaumber Road and Fort Apache Road.

14
15 THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY ORDAIN
16 AS FOLLOWS:

17 SECTION 1: The corporate limits of the City of Las Vegas, Nevada, are hereby
18 extended to annex, include, and make a part of the City of Las Vegas, Nevada, the following described
19 real property:

20 Those portions of the South Half (S 1/2) of Section 19, Township 19 South, Range 60
21 East, M.D.M., and those portions of the South Half (S 1/2) of Section 24, Township
22 19 South, Range 59 East, M.D.M., in the County of Clark, State of Nevada, including
portions of Northern Beltway I-215 right of way, as shown on "RECORD OF
SURVEY - ANNEXATION PLAT" recorded July 12, 2006 in File 158 of Surveys,
Page 9 of Clark County, Nevada Records, described as follows:

23
24 BEGINNING at the southeast corner of said Section 24, also being the centerline
intersection of CENTENNIAL PARKWAY and HUALAPAI WAY; thence along the
25 south line of the Southeast Quarter (SE 1/4) of said Section 24, North 88°58'34" West
2706.05 feet to the west line of said Southeast Quarter (SE 1/4); thence along said
26 west line, North 00°04'23" East 669.08 feet; thence departing said west line, South
88°58'09" West 339.09 feet; thence North 00°00'30" East 167.21 feet; thence North
27 88°57'34" East 339.28 feet to the aforementioned west line; thence North 00°04'23"
East 334.54 feet; thence departing said west line, North 88°56'02" East 338.65 feet;
28 thence North 00°05'30" East 167.31 feet to the south line of the Northwest Quarter
(NW 1/4) of the Southeast Quarter (SE 1/4) of said Section 24; thence along the south

1 line of said Northwest Quarter (NW 1/4), North 88°55'41" East 338.70 feet; thence
2 departing said south line, North 00°06'42" East 167.23 feet; thence North 88°55'04"
3 East 338.78 feet; thence South 00°08'10" West 167.29 feet to the south line of said
4 Northwest Quarter (NW 1/4); thence along said south line, North 88°55'41" East
5 338.70 feet to the southeast corner of said Northwest Quarter (NW 1/4); thence along
6 the east line of said Northwest Quarter (NW 1/4), North 00°09'39" East 334.71 feet;
7 thence departing said East line, North 88°53'41" East 1358.00 feet to the east line of
8 the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of said Section 24;
9 thence along the east line of said Northeast Quarter (NE 1/4), North 00°19'19" East
10 1005.57 feet to the northwest corner of the Northwest Quarter (NW 1/4) of the
11 Southwest Quarter (SW 1/4) of said Section 19; thence along the north line of said
12 Northwest Quarter (NW 1/4) and the centerline of DEER SPRINGS WAY, South
13 89°27'56" East 1344.49 feet to the northwest corner of the Northeast Quarter (NE 1/4)
14 of the Southwest Quarter (SW 1/4) of said Section 19; thence continuing along said
15 centerline, South 89°29'27" East 662.09 feet; thence departing said centerline South
16 00°04'10" East 667.73 feet; thence South 89°33'36" East 331.41 feet; thence North
17 00°06'06" West 667.33 feet returning to the centerline of said DEER SPRINGS WAY;
18 thence South 89°29'27" East 331.04 feet to the center quarter corner of said Section 19,
19 also being the centerline intersection of DEER SPRINGS WAY and GRAND
20 CANYON DRIVE; thence along the centerline of said GRAND CANYON DRIVE
21 and the east line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4)
22 of said Section 19, South 00°08'02" East 666.94 feet; thence departing said east line,
23 North 89°33'36" West 331.41 feet; thence South 00°06'06" East 667.33 feet to a point
24 hereinafter referred to as POINT "A"; thence South 89°37'45" East 331.79 feet to the
25 northwest corner of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4)
26 of said Section 19; thence along the west line of said Southwest Quarter (SW 1/4),
27 South 00°07'26" East 666.75 feet to the southwest corner of the North Half (N 1/2) of
28 the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section 19;
thence along the south line of said North Half (N 1/2), South 89°41'28" East 1328.72
feet to the east line of said North Half (N 1/2); thence along said east line, North
00°12'42" West 332.68 feet; thence departing the east line of said North Half (N 1/2),
South 89°40'36" East 165.98 feet; thence South 00°13'34" East 332.60 feet; thence
South 89°42'19" East 166.06 feet; thence South 00°14'27" East 665.03 feet to the south
line of the Southeast Quarter (SE 1/4) of said Section 24; thence along said south line
North 89°45'46" West 332.46 feet; thence continuing along said south line, North
89°45'05" West 1329.72 feet to the south quarter corner of said Section 19; thence
along the south line of the Southwest Quarter (SW 1/4) of said Section 19, North
89°47'13" West 1329.78 feet; thence continuing along said south line, North 89°47'00"
West 997.89 feet; thence departing said south line, North 00°06'13" East 669.94 feet;
thence North 89°42'16" West 359.37 feet to the west line of the Southwest Quarter
(SW 1/4) of said Section 19; thence along said west line, South 00°19'07" West 670.44
feet to the POINT OF BEGINNING.

EXCEPT THEREFROM a parcel of land described as follows:

COMMENCING at the aforementioned POINT 'A'; thence North 89°37'45" West
663.57 feet to the POINT OF BEGINNING "A1"; thence continuing North 89°37'45"
West 331.79 feet to the southwest one sixteenth corner of said Section 19; thence
North 00°00'19" West 668.52 feet to a point hereinafter referred as POINT "B"; thence
South 89°33'36" East 331.41 feet; thence South 00°02'14" East 668.13 feet to the
POINT OF BEGINNING "A1."

FURTHER EXCEPT THEREFROM another parcel of land described as follows:

COMMENCING at the aforementioned POINT "B"; thence North 89°32'44" West

331.31 feet to the POINT OF BEGINNING "B1; thence South 00°01'47" West 668.98 feet; thence North 89°37'30" West 331.77 feet; thence North 00°04'00" East 532.84 feet to the northerly right-of-way of the I-215 BELTWAY; thence along said northerly right-of-way, North 62°30'11" West 153.23 feet to the beginning of a curve, concave southwesterly, having a radius of 1120.00 feet; thence northwesterly along said curve and said right-of-way, through a central angle of 08°55'36" and an arc length of 174.50 feet to a point of cusp; thence South 89°32'44" East 627.85 feet to the POINT OF BEGINNING "B1."

BASIS OF BEARINGS: North 88°58'34" East being the bearing of the Southeast Quarter (SE 1/4) of Section 24, Township 19 South, Range 59 East, M.D.M., as shown on that plat of "CLIFFS EDGE PARENT" recorded in Book 118 of Plats, Page 88 of Clark County, Nevada Records.

Prepared by:
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SECTION 2: The City Council hereby determines that the described territory meets the requirements provided by law for annexation to the City for the following reasons:

(A) The area to be annexed was contiguous to the City's boundaries at the time the annexation proceedings were instituted;

(B) More than one-eighth (1/8) of the aggregate external boundaries of the area are contiguous to the City;

(C) The territory proposed to be annexed is not included within the boundaries of another incorporated city or within the boundaries of any unincorporated town as those boundaries existed as of July 1, 1983;

(D) The territory in question is eligible to be annexed to the City because:

(1) With respect to territory not owned by a governmental entity, the owners of record of not less than 75 percent of the individual lots or parcels of land within the territory have petitioned the City to annex the territory.

(2) With respect to territory owned by a governmental entity, the City has received a written statement from the governmental entity indicating that it owns the territory and does not object to the City's annexation of the territory.

(E) In compliance with the procedural requirements of NRS Chapter 268, the City

1 is authorized to annex the territory in question because:

2 (1) In accordance with NRS 268.584, the City Council, on November 1,
3 2006, adopted a resolution of intent to annex, along with the form of a notice of public hearing to be
4 provided to property owners within the annexation area, and set a public hearing for December 20,
5 2006.

6 (2) In accordance with NRS 268.578 and 268.588, the City Council, on
7 November 15, 2006, approved an annexation report and made it available for inspection and copying
8 thereafter.

9 (3) In accordance with NRS 268.586, the City mailed by certified mail,
10 return receipt requested, a copy of the notice of public hearing to the owners of the property within
11 the annexation area, as determined with reference to the records of the Clark County Assessor.

12 (4) In accordance with NRS 268.586, the City had the notice of public
13 hearing published in a newspaper of general circulation within the territory to be annexed, on three
14 separate occasions in compliance with the requirements of NRS 268.586.

15 (5) In accordance with NRS 268.590, the City Council held a public hearing
16 on December 20, 2006, at which time persons who wished to be heard concerning the matter were
17 given that opportunity. During the public hearing, and within the 15-day period following the public
18 hearing, the number of persons who protested the annexation (zero) was less than a "majority of the
19 property owners" as defined by NRS 268.574(3).

20 (6) In accordance with NRS 268.592, because less than a majority of the
21 property owners protested the annexation, the territory may be annexed by the City.

22 SECTION 3: The City will provide police protection through the Las Vegas
23 Metropolitan Police Department, fire protection, street maintenance, and library services immediately
24 upon annexation. Garbage collection by the company franchised by the City will also be provided
25 immediately. The City sanitary sewer system will serve the proposed annexation area. Any
26 connection to or extension of this sewer line to serve the annexation area shall be at the expense of
27 the landowners. Other services, such as participation in the City's recreational programs, special
28 education classes and programs, public works planning, building inspections, and other City services

1 will also be available immediately. Utilities such as gas, electricity, telephone, and water are provided
2 by private utility companies and other services to the area will not be affected by annexation. Street
3 paving, curbs and gutters, sidewalks and street lights which are not in place at the time of annexation
4 will be installed in the presently developed areas upon the request of the property owners and at their
5 expense by means of special assessment districts. Such improvements will be extended into the
6 undeveloped areas as development takes place and the need therefor arises, and will be located
7 according to the needs of the area at that time. Such installations will also be made at the expense of
8 the property owners, either by means of special assessment districts or as prerequisites to the approval
9 of subdivision plats, building permits or other land use or development applications.

10 SECTION 4: The annexation of the described territory shall become effective on the
11 16th of February, 2007, and on that date the City will have the funds appropriated in sufficient amount
12 to finance the extension into the described territory of police protection, fire protection, street
13 maintenance, street sweeping, and street lighting maintenance.

14 SECTION 5: The described territory, together with the inhabitants and property
15 thereof, shall, from and after the 16th day of February, 2007, be subject to all debts, laws, ordinances
16 and regulations in force in the City and shall be entitled to the same privileges and benefits as other
17 parts of the City, and shall be subject to municipal taxes levied by the City.

18 SECTION 6: The City Engineer is hereby instructed to cause to be prepared an
19 accurate map or plat of the described territory and to record the map or plat, together with a certified
20 copy of this ordinance, in the office of the County Recorder of Clark County, Nevada, which recording
21 shall be done prior to the 16th day of February, 2007.

22 SECTION 7: The described territory, which previously has been zoned in accordance
23 with the County of Clark classifications described below, is hereby classified with the City of Las
24 Vegas classifications that are set forth below, which are deemed to be the equivalents of the County
25 classifications:

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PROPERTY DESCRIPTION (BY APN)	COUNTY CLASSIFICATION	CITY CLASSIFICATION
125-19-301-001 125-19-301-002 125-19-301-003 125-19-301-005 125-19-301-013 125-19-401-002 125-19-401-005 125-19-401-006 125-19-401-007 125-19-401-009 125-19-401-010 125-19-401-011 125-19-802-010	R-E	U (R)
125-19-301-004 125-19-301-008	R-E	U (RNP)
125-19-301-006 125-19-401-003	R-E	U (P-F)
125-19-802-008 125-19-802-011	R-E	U (L)
125-19-801-002 125-19-801-003 125-19-801-004 125-19-801-005	P-F	C-V

SECTION 8: If any section, subsection, subdivision, paragraph, sentence, clause or phrase in this ordinance or any part thereof is for any reason held to be unconstitutional or invalid or ineffective by any court of competent jurisdiction, such decision shall not affect the validity or effectiveness of the remaining portions of this ordinance or any part thereof. The City Council of the City of Las Vegas hereby declares that it would have passed each section, subsection, subdivision, paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections, subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared unconstitutional, invalid or ineffective.

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1 SECTION 9: All ordinances or parts of ordinances or sections, subsections, phrases,
2 sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada,
3 1983 Edition, in conflict herewith are hereby repealed.

4 PASSED, ADOPTED and APPROVED this _____ day of _____, 2007.

5 APPROVED:

6
7 By _____
8 OSCAR B. GOODMAN, Mayor

9 ATTEST:

10 _____
11 BARBARA JO RONEMUS, City Clerk

12 APPROVED AS TO FORM:

13 Val Steed 12-20-06
14 Date

1 The above and foregoing ordinance was first proposed and read by title to the City Council on the
2 ____ day of _____, 2007, and referred to the following committee composed of
3 _____ and _____ for recommendation;
4 thereafter the said committee reported favorably on said ordinance on the ____ day of
5 _____, 2007, which was a _____ meeting of said Council; that at said
6 _____ meeting, the proposed ordinance was read by title to the City Council
7 as first introduced and adopted by the following vote:

8 VOTING "AYE": _____

9 VOTING "NAY": _____

10 ABSENT: _____

11

12 APPROVED:

13

14 By _____
15 OSCAR B. GOODMAN, Mayor

16 ATTEST:

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18 BARBARA JO RONEMUS, City Clerk

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